

KNOW ALL BY THESE PRESENTS THAT
I, George M. Cuomo

of 276 Pelham Road, Amherst, Massachusetts

for full consideration of **\$1.00**
and a Separation Agreement

grant to **Sylvia E. Cuomo**

of 47 Mt. Pleasant, Amherst, MA 01002

with **WARRANTY** Covenants

the land, with the buildings thereon, located at 47 Mt. Pleasant,
Amherst, Hampshire County, Commonwealth of Massachusetts, which is more
particularly bounded and described in Exhibit A annexed hereto and
incorporated herein by reference.

Executed as a sealed instrument
on December 11, 1995


witness


George M. Cuomo

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF HAMPSHIRE:SS

December 11, 1995

Then personally appeared the above-named **George M. Cuomo** and
acknowledged the foregoing instrument to be **his** free act and deed,
before me,



Michael Shea Bulman, Notary Public
My commission expires April 24, 1998

EXHIBIT A

the land in Amherst, Hampshire County, Massachusetts, bounded and described as follows:

Beginning at a stake which is thirty-three (33) feet South of the Southwest corner of the land now or formerly of Charles R. Green; thence running South 25° West, a distance of eighty-two and five tenths (82.5) feet to a stake; thence deflecting to the left 92° 47', a distance of eighty-six and seven tenths (86.7) feet to a stake; thence deflecting to the left 84° 36', a distance of eighty-two and five tenths (82.5) feet to a stake; thence deflecting to the left 95° 34', a distance of eighty-two and seven tenths (82.7) feet to the point of beginning.

Together with a right of way as surveyed and staked out as agreed upon between Benjamin M. Warner and Duane H. Nash, running from the land now or formerly of Mary E. Stone, Southerly and Easterly to East Pleasant Street. This is the road which was surveyed by one Duncan, from East Pleasant Street to the land now or formerly of Mary E. Stone, of which a plan has been made.

Being the same premises conveyed to George M. Cuomo and Sylvia E. Cuomo by deed of Allen C. Eastman and Ruth A. Eastman, recorded in the Hampshire County Registry of Deeds in Book 1727, Page 202.

ATTEST: HAMPSHIRE *Marianne L. Donohue* REGISTER
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MARIANNE L. DONOHUE